

July 2, 2024

PROJECT NAME: SANCHEZ

PROJECT NUMBER: 2022030269

APPLICATION: DRC WAIVER REQUEST #31695

- 1 DEPARTMENT: FRMSH - FIRE MARSHAL REVIEW
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: Approved

- 2 DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: DEFER TO STORMWATER
ZONING SUPPORTS THE REQUEST PROVIDED ALL REQUIRED SETBACKS ARE MET.
ACREAGE: 0.93
FLU: RL
ZONING: R-1

- 3 DEPARTMENT: UTIL - MARION COUNTY UTILITIES
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: APPROVED - MCU service area but outside connection distance to closest public water & sewer mains at this time to enforce connection. Shall connect within 365 days' notice of availability.

- 4 DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: CONDITIONAL APPROVAL subject to working with Stormwater staff under the following conditions: 1) The applicant must provide stormwater control of the additional runoff from the impervious coverage at the 100-year, 24-hour storm from the proposed project. 2) A permit/inspection hold will be in effect until a sketch of the proposed stormwater controls is provided to Stormwater and approved. 3) A Final Hold will be in effect until: a) Stormwater staff conducts a final inspection. Please note that stormwater controls and all disturbed areas must have vegetative cover established at time of final inspection. b) The applicant must provide a final sketch, noting the horizontal extents and volume capacity of the stormwater controls.
The applicant owns a 0.93 -acre parcel (4763-011-001) and according to the MCPA, there is approximately 9,015 sf existing impervious area on-site. However, there is approximately 2,042 sf of unpermitted impervious area identified by Zoning staff. The applicant is proposing to add a roof over an area of unpermitted impervious area. The total existing and proposed impervious area is 11,057 sf. The site will be approximately 2,057 sf over the allowed 9,000 sf per the Marion County LDC. There is no FEMA Special Flood Hazard Areas or Flood Prone Areas on the property. Staff recommends approval with conditions.



**Marion County
Board of County Commissioners**

Office of the County Engineer

412 SE 25th Ave.
Ocala, FL 34471
Phone: 352-671-8686
Fax: 352-671-8687

AR# 31095

SEC 19 TWP 17 RGE 23
PLAT BOOK F PAGE 062
SUMMERFIELD TERRACE
BLK K LOTS 1.2.3.4.5.6.7.8.9.10.11.12

DEVELOPMENT REVIEW COMMITTEE WAIVER REQUEST FORM

Date: 6-20-24 Parcel Number(s): 4763-011-001 Permit Number: 2024052366

A. PROJECT INFORMATION: Fill in below as applicable:

Project Name: Sanchez Commercial Residential
Subdivision Name (if applicable): Summerfield Terrace
Unit _____ Block _____ Lot _____ Tract _____
Legal See Above Top Right Corner

B. PROPERTY OWNER'S AUTHORIZATION: The property owner's signature authorizes the applicant to act on the owner's behalf for this waiver request. The signature may be obtained by email, fax, scan, a letter from the property owner, or original signature below.

Name (print): Michael R Sanchez
Signature: Michael Sanchez
Mailing Address: 6270 SE 151st Street City: Summerfield
State: FL Zip Code: 34491 Phone # 908-202-1903
Email address: _____

C. APPLICANT INFORMATION: The applicant will be the point of contact during this waiver process and will receive all correspondence.

Firm Name (if applicable): Jody Wilson Construction Contact Name: Jody
Mailing Address: P.O. Box 1377 Silver Springs FL 34489 City: Silver Springs
State: FL Zip Code: 34489 Phone # 352 622 4640 352 812 8000
Email address: Jody Wilson Const @ AOL.com

D. WAIVER INFORMATION:

Section & Title of Code (be specific): 2.21.1.A Major Site Plan
Reason/Justification for Request (be specific): TO ENJOY A COVERED OUTDOOR
SPACE WITH FAMILY + FRIENDS.

DEVELOPMENT REVIEW USE:

Received By: Jessica Date Processed: 06/26/2024 Project # 2022 03 0269 AR # 31095

ZONING USE: Parcel of record: Yes No Eligible to apply for Family Division: Yes No
Zoned: _____ ESOZ: _____ P.O.M. _____ Land Use: _____ Plat Vacation Required: Yes No
Date Reviewed: _____ Verified by (print & initial): _____

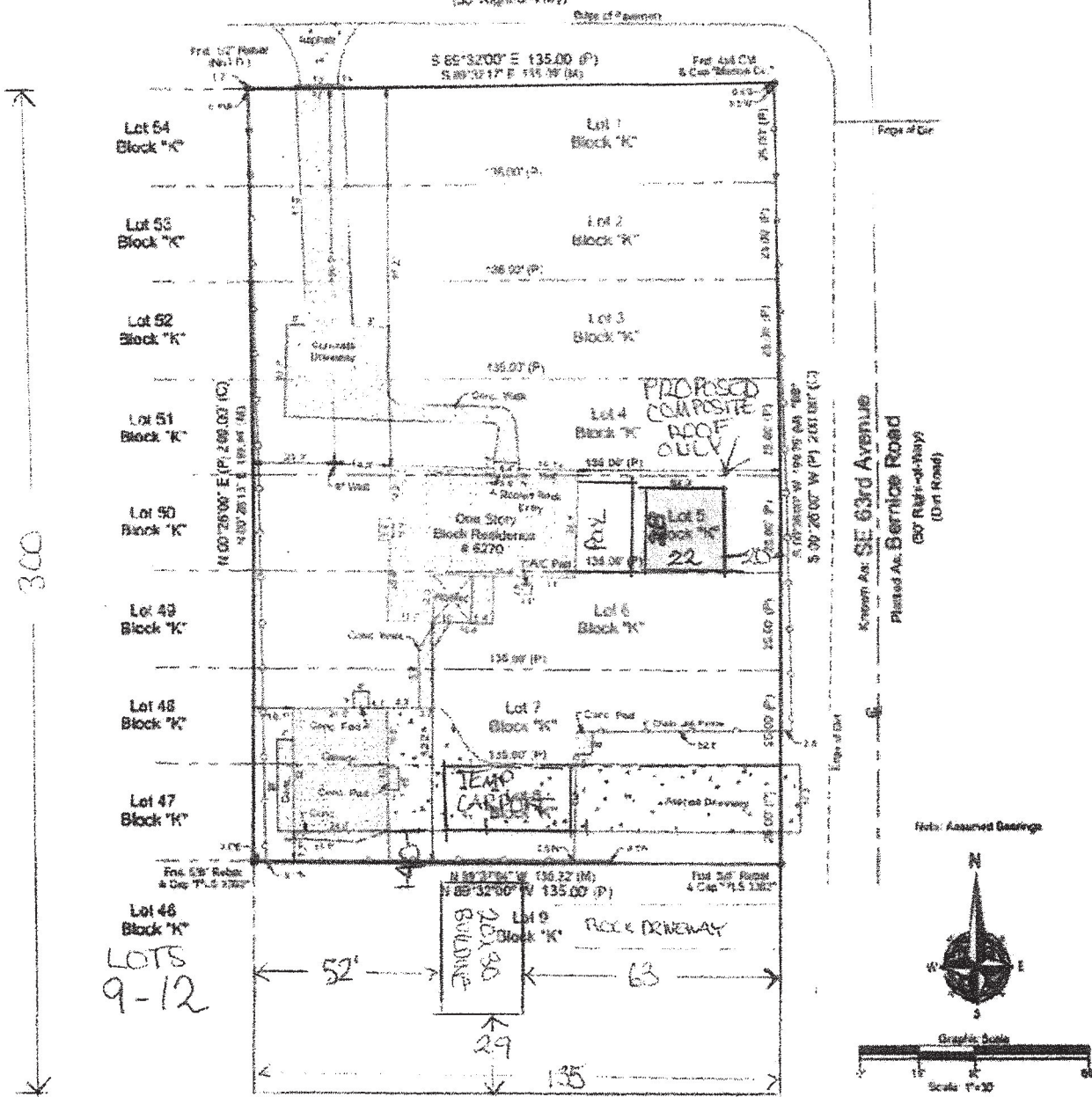
Legal Description:
 LOTS 1 THROUGH 8, BLOCK K, SUMMERFIELD TERRACE, ACCORDING TO THE PLAT THEREOF, AS
 RECORDED IN PLAT BOOK F, PAGE 82, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

Flood Disclaimer:
 By performing a search with the local governing municipality or other local gov. the property appears to be located in zone X. This Property was
 found in Flood Control, community number 127110, dated 8/20/2008

CERTIFIED TO:
 MICHAEL RONEY SANCHEZ NAVARRO, FIRST AMERICAN TITLE, FIRST AMERICAN TITLE INSURANCE COMPANY
 AND MORTGAGE LLC

Note:
 Include To Locate A
 Septic Tank on This
 Time Of The Survey

(Asphalt Road)
 Herein As: Sunrise Drive
 Known As SE 151st Street
 (30 Right-Of-Way)



<p>Field Date: 07-03-20 Drawn By: M.C.</p>	<p>Blks Completed: 07-10-20 File Number: S-76261</p>	<p>Survey is based upon the data hereon supplied by client. -Boundary Property Lines (BPL) have been established by legal description and/or field notes. -All points are in feet and decimal fractions of feet. -Boundary lines shown on plat are based upon the data furnished by client. -Boundary lines shown on plat are based upon the data furnished by client. -Boundary lines shown on plat are based upon the data furnished by client. -Boundary lines shown on plat are based upon the data furnished by client.</p>	<p>Irland & Associates Surveying, Inc. 6041 Gateway Center, Suite 1200 Lake Mary, Florida 32714 www.irlandia-surveying.com</p>
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4763-011-001



Show search results for 476...

circled areas have not been permitted

9015 sf from property card from 8/2022

Today's aerial view 11,057

proposed area for the roof-over

3000 sf

2182 sf

1108 sf

4763-011-001

1058

619

1418

928

4763-011-001

